



A Publication of the Valley Creek Homeowners Association

September 2003

Homeowners Association Meeting Set for Sept. 24; elections top agenda

The semi-annual Valley Creek Homeowners Association general membership meeting will be held Sept. 24, 2003 at the Warren Township Administration building. The meeting begins at 7 p.m.

At the meeting the members of the Board of Directors will review progress on collection of past due accounts and other concerns. An update report on possible designs for a new entry will be presented.

Election of three new members to the Board of Directors and Architectural Committee will be held. Vacancies exist for a new member of the Board of Directors for the Valley Creek Homeowners Association and two members of the Architectural Committee.

President of the Board, Mike Miller, is resigning effective with the semi-annual meeting. Mike is leaving the neighborhood to move closer to his job. With his leadership the Valley Creek Homeowners Association hired a management company to tackle the significant problem of delinquencies. This move has provided increased funds and prevented a possible dues increase.

The annual dues notice will be mailed in the next few weeks. The Association Fee remains unchanged at \$150. Lake lot owners will receive a special assessment later this year as their portion of the costs of treatment of the ponds.

The Architectural Committee is seeking two new members. Chairman of the Committee, Larry Green, thanks Ron Moss and Dennis Browning for work on the Committee. "Valley Creek is fortunate to have Ron and Dennis for neighbors. They are quite sincere in their concern for the neighborhood and its people," Larry said.

This is a great time for new residents to get involved. Affordable HOA has assumed most of the letter writing and the summer building projects are over. Larry says the 'slow time' of the year will be used to sort out member responsibilities, review success and challenges and plan for next year.

Fall Garage Sale is time to clean closets, make \$\$

The Valley Creek Fall Garage Sale will be held Saturday, Sept. 20th.

This semi-annual rite of passage gives everyone the opportunity to clean the closets in anticipation (sort of) of winter.

Advertising is placed in an Eastside newspaper and signs are posted at the entrance on Cumberland Rd.

Hours for the sale are 8 a.m. to 4 p.m. If history is any judge -- when you open your garage door that morning customers will swarm in to your garage seeking first chance at that once-in-a-lifetime treasure.

Affordable H.O.A. Management Services

(317) 322-0596

Your quickest way to get answers
or to report problems.

VCHOA Board Members

President - Mike Miller - Term End

Vice President - Richard Manthei - unlisted

Secretary - Curtis Tinnin - 894-2059

Treasurer - Dee Bailey - 894-1096

Architectural Committee - Larry Green - 894-3933

E-mail - valleycreekhoa@yahoo.com

Log on to VCHOA on-line at: www.geocities.com/valleycreekhoa

***Review Valley Creek covenants by visiting our homepage:
[www/geocities.com/valleycreekhoa](http://www.geocities.com/valleycreekhoa)***

Change is Good!

To better serve you, the homeowners of Valley Creek, a new production process for The Grapevine is coming. This newsletter will be printed and mailed by our management company. The newsletter will revert to a simpler layout and we should be able to have it in the mail the first of the month.

Dates To Remember

Sept. 20th - Fall Garage Sale
Sept. 24th - Semi-annual HOA Meeting
Sept. 30th - FENA Meeting



Annual Membership Meeting

Date & Time: Tuesday, September 30, 2003 at 7:00 pm

Location: Warren Governmental Center, 501 N. Post Road

Purpose: Public Meeting (Bring your neighbors & tell your friends.)

- Introduction of City-County Council Candidates in this November Election for District 18 (FENA's boundary).
Guests: **Vernon Brown** (Democratic Candidate for City-County Council)
Scott Miller (Republican Candidate for City-County Council)
NOTE: **Election is November 4th**. These candidates are our neighbors and this is your opportunity to find out about their qualifications, experiences and ask questions. Ms. Connie Popcheff (former FENA President) will conduct the Q & A session.
- **Other Guest:** Jeff Bennett, City of Indianapolis, Warren Township Administrator
Washington Square & Warren Township - Update
- **Summary of events -**
 - * **Wal-Mart - 30th & Mitthoefer Rd. (New)**
 - * **Proposed Housing Development & Commercial - 30th & German Church Rd. (New)**
 - * **Indiana Association of Schools Principal - 25th & German Church Rd. (New)**
 - Augusta Hills Golf Course - Housing Development, 10500 E. 25th St.**
 - Housing Development - 1700 N. Mitthoeffer Rd. (MSD Warren)**
 - Housing Development - 21st & Cumberland Rd. (Bradford Trace/Rosewood)**
 - 10th & German Church Rd. - New developments & removal of billboards**
 - Others**
- **Renewal of Membership**
- **Election of Board Members**
- **Questions - Call Norman Pace, President 894-8820**



MEMBERSHIP APPLICATION for

\$6.00 annual membership dues for each voting member.

Please check appropriate box:

New Member(s) Renewal(s) Information Change

Printed Name of Member

Member's Signature

Printed Name of Member

Member's Signature

Street Address

City

Zip Code

Phone Number

\$ _____
Amount Enclosed (\$6 per voting member)

Make check payable to:
Far Eastside Neighborhood Association
P.O. Box 29274
Cumberland, IN 46229

Neighborhood (i.e. subdivision name)

FOR OFFICE USE ONLY

11/30/96

DATE CARD(S) ISSUED

INITIALS

DATE CARD(S) DELIVERED

INITIALS

PAYMENT RECVD

AREA CODE

CALLER CODE

FENA

Far Eastside Neighborhood Association
PO Box 29274
Indianapolis, IN 46229-0274